

SNAPSHOT of HOME Program Performance--As of 03/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Charlotte Consortium

State: NC

PJ's Total HOME Allocation Received: \$38,470,334

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):**		
					Group	B	Overall
Program Progress:			PJs in State:	18			
% of Funds Committed	88.74 %	90.38 %	11	91.92 %	31		28
% of Funds Disbursed	87.71 %	82.93 %	5	82.65 %	72		69
Leveraging Ratio for Rental Activities	5.7	6.2	1	4.67	100		100
% of Completed Rental Disbursements to All Rental Commitments***	76.90 %	87.55 %	15	81.09 %	22		21
% of Completed CHDO Disbursements to All CHDO Reservations***	69.52 %	71.88 %	11	68.72 %	44		44
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	68.32 %	78.03 %	14	79.93 %	15		17
% of 0-30% AMI Renters to All Renters***	30.29 %	37.14 %	10	44.94 %	22		24
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	90.32 %	96.59 %	15	94.87 %	17		16
Overall Ranking:			In State:	10 / 18	Nationally:	30	35
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$6,680	\$9,895		\$25,717	1,291	Units	34.60 %
Homebuyer Unit	\$10,122	\$11,267		\$14,669	2,270	Units	60.80 %
Homeowner-Rehab Unit	\$38,075	\$24,026		\$20,391	21	Units	0.60 %
TBRA Unit	\$7,006	\$1,707		\$3,201	153	Units	4.10 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Charlotte Consortium NC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$49,975	\$93,977	\$46,930
State:*	\$68,223	\$81,995	\$25,355
National:**	\$91,120	\$73,223	\$23,149

CHDO Operating Expenses:
(% of allocation)

PJ: 2.9 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.88

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	8.6	6.9	9.5	7.2	Single/Non-Elderly:	33.1	64.4	14.3	15.7
Black/African American:	89.6	82.6	85.7	91.5	Elderly:	18.6	4.0	71.4	3.3
Asian:	0.1	1.4	0.0	0.0	Related/Single Parent:	41.1	12.8	4.8	60.1
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	6.1	9.5	4.8	9.2
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	1.1	9.4	4.8	11.8
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.1	0.0	0.0					
Black/African American and White:	0.1	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.1	0.8	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	1.5	8.1	4.8	1.3					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	41.9	32.3	23.8	13.1	Section 8:	7.4	0.1 [#]		
2 Persons:	27.1	25.4	52.4	26.1	HOME TBRA:	2.1			
3 Persons:	19.6	22.9	4.8	19.6	Other:	8.3			
4 Persons:	8.0	11.2	4.8	16.3	No Assistance:	82.2			
5 Persons:	2.3	5.1	9.5	11.8					
6 Persons:	1.0	2.2	4.8	9.8					
7 Persons:	0.0	0.6	0.0	2.6					
8 or more Persons:	0.0	0.4	0.0	0.7					
					# of Section 504 Compliant Units / Completed Units Since 2001				0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Charlotte Consortium

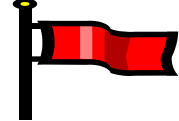
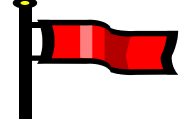
State: NC

Group Rank: 30
(Percentile)

State Rank: 10 / 18 PJs

Overall Rank: 35
(Percentile)

Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 71.84%	76.9	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.80%	69.52	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	68.32	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.38%	90.32	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.360	1.8	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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